

Attorney or Party Name, Address, Telephone & FAX Nos., State Bar No. & Email Address RON BENDER (SBN 143364) EVE H. KARASIK (SBN 155356) KRIKOR J. MESHEFEJIAN (SBN 255030) JEFFREY S. KWONG (SBN 288239) LEVENE, NEALE, BENDER, YOO & GOLUBCHIK L.L.P. 2818 La Cienega Avenue Los Angeles, California 90034 Telephone: (310) 229-1234; Facsimile: (310) 229-1244 Email: RB@LNBYG.com; EHK@LNBYG.com; KJM@NBYG.COM; JSK@LNBYG.COM <input type="checkbox"/> Individual appearing without attorney <input checked="" type="checkbox"/> Attorney for: the VEDC Trust	FOR COURT USE ONLY
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UNITED STATES BANKRUPTCY COURT CENTRAL DISTRICT OF CALIFORNIA - SAN FERNANDO VALLEY DIVISION	
In re: VALLEY ECONOMIC DEVELOPMENT CENTER, INC. <div style="text-align: right;">Debtor(s).</div>	CASE NO.: 1:19-bk-11629-DS CHAPTER: 11 <div style="text-align: center;"> NOTICE OF SALE OF ESTATE PROPERTY </div>

Sale Date: 07/14/2022	Time: 11:30 am
Location: Zoom Gov	

Type of Sale: ☐ Public ☒ Private **Last date to file objections:** 06/30/2022

Description of property to be sold:

Transfer of the United States Dept. of Commerce EDA Award 07-79-06341 (the "Award") and rights concerning the Federal Share and the VEDC Trust's Non-Federal Share of such Award and related Pacoima Entrepreneurship and Training Center real property and improvements located at 13420 Van Nuys Boulevard, Pacoima California 91331 (the "PEC"), as well as certain personal property at the site.

Terms and conditions of sale:

Economic Resources Corporation's ("ERC") acceptance of the Award and payment to the VEDC Trust of the VEDC \$1,432,560 Non-Federal Share in the PEC subject to a credit for vandalism damages. SFVSBDC (as defined in the Motion) releases all claims against the PEC and the VEDC Trust. The portion of the U.S. Dept of Commerce proof of claim No. 41 related to the PEC is deemed satisfied. VEDC Trust is relieved of all obligations under the Award.

Proposed sale price: \$ 1,432,560.00

Overbid procedure (*if any*): Not applicable

If property is to be sold free and clear of liens or other interests, list date, time and location of hearing:

Hearing Date: July 14, 2022

Hearing Time: 11:30 a.m.

Hearing Location: Zoom Gov

(Parties should check the Court's website as hearing may be telephonic only.)

Contact person for potential bidders (*include name, address, telephone, fax and/or email address*):

Not applicable, but parties requesting additional information on the Motion and proposed sale may contact counsel to the VEDC Trust, whose contact information appears on the upper left hand corner of the first page of this Notice.

Date: 06/23/2022

PROOF OF SERVICE OF DOCUMENT

I am over the age of 18 and not a party to this bankruptcy case or adversary proceeding. My business address is 2818 La Cienega Avenue, Los Angeles, CA 90034.

A true and correct copy of the foregoing **NOTICE OF SALE OF ESTATE PROPERTY** will be served or was served (a) on the judge in chambers in the form and manner required by LBR 5005-2(d); and (b) in the manner stated below:

1. TO BE SERVED BY THE COURT VIA NOTICE OF ELECTRONIC FILING (NEF): Pursuant to controlling General Orders and LBR, the foregoing document will be served by the court via NEF and hyperlink to the document. On **June 23, 2022**, I checked the CM/ECF docket for this bankruptcy case or adversary proceeding and determined that the following persons are on the Electronic Mail Notice List to receive NEF transmission at the email addresses stated below:

- Robert M Aronson robert@aronsonlawgroup.com, info@aronsonlawgroup.com;robert@ecf.inforuptcy.com;r55297@notify.bestcase.com
- Andres Barajas mrabarajas@gmail.com
- Ron Bender rb@lnbyb.com
- Shalini Bhasker sbhasker@hinshawlaw.com, shalini.bhasker@gmail.com
- Chad L Butler caecf@tblaw.com
- Kimberly Byrne scif.legal.bk@scif.com., kjbyrne@scif.com
- Russell Clementson russell.clementson@usdoj.gov
- Scott D Cunningham scunningham@condonlaw.com, epatmore@condonlaw.com
- Joseph E Czerniawski , memery@condonlaw.com
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- Sabrina L Streusand Streusand@slollp.com
- Wayne R Terry wterry@hemar-rousso.com
- United States Trustee (SV) ustpregion16.wh.ecf@usdoj.gov
- Christopher VanDeusen christopher.k.vandeusen@usdoj.gov
- Andrew Warner andrew.warner@usdoj.gov

2. SERVED BY UNITED STATES MAIL: On June 23, 2022, I served the following persons and/or entities at the last known addresses in this bankruptcy case or adversary proceeding by placing a true and correct copy thereof in a sealed envelope in the United States mail, first class, postage prepaid, and addressed as follows. Listing the judge here constitutes a declaration that mailing to the judge will be completed no later than 24 hours after the document is filed.

☐ Service information continued on attached page

3. SERVED BY PERSONAL DELIVERY, OVERNIGHT MAIL, FACSIMILE TRANSMISSION OR EMAIL (state method for each person or entity served): Pursuant to F.R.Civ.P. 5 and/or controlling LBR, on June 23, 2022, I served the following persons and/or entities by personal delivery, overnight mail service, or (for those who consented in writing to such service method), by facsimile transmission and/or email as follows. Listing the judge here constitutes a declaration that personal delivery on, or overnight mail to, the judge will be completed no later than 24 hours after the document is filed.

☐ Service information continued on attached page

I declare under penalty of perjury under the laws of the United States of America that the foregoing is true and correct.

June 23, 2022	Lisa Masse	/s/ Lisa Masse
<i>Date</i>	<i>Type Name</i>	<i>Signature</i>